

REDEVELOPMENT AGENCY, CITY OF LONG BEACH

AGENDA NO. 942
Monday, May 24, 2004

9:00 A.M.

City Council Chamber
Plaza Level - City Hall
333 W. Ocean Boulevard
Long Beach, CA 90802

1. ROLL CALL
2. FLAG SALUTE
3. APPROVAL OF MINUTES FOR APRIL 26, 2004 AND MAY 10, 2004 MEETINGS
4. PROJECT AREA COMMITTEE REPORTS
5. PUBLIC PARTICIPATION

Members of the public are invited to address the Board on items of interest to the public within the Agency Board jurisdiction. Each speaker will be limited to two minutes unless that time is extended by the Chair.

6. NEW BUSINESS

CONSENT CALENDAR (A-B)

PUBLIC PARTICIPATION

All matters listed under the Consent Calendar are to be considered routine by the Agency Board and will all be enacted by one motion unless removed from the Consent Calendar for separate action by an Agency Board member. Members of the Public are invited to address the Agency Board on Consent Calendar items at this time. Each speaker will be limited to two minutes unless the Chair extends that time.

- A. Adopt Plans and Specifications No. R-6642 and Award Contract to Excel Paving Company for the Construction of Street Enhancements – North Long Beach Redevelopment Project Area (CD 9).

It is recommended that the Redevelopment Agency Board:

- Adopt Plans and Specifications No. R-6642;
- Award a contract to Excel Paving Company for the construction of street enhancements in the North Long Beach Redevelopment Project Area; and
- Authorize the Executive Director to enter into a contract in an amount not to exceed \$1,004,500 and execute all documents related thereto.

- B. Purchase and Sale Agreement for Property Located at 200 Long Beach Boulevard – Downtown Redevelopment Project Area (CD 2).

It is recommended that the Redevelopment Agency Board approve and authorize the Executive Director to execute a Purchase and Sale Agreement and all other related documents for the property at 200 Long Beach Boulevard for \$333,645 plus closing costs and approve the payment of outstanding property taxes and earthquake assessments.

REGULAR AGENDA (C-E)

- C. Public Hearing to Consider a Disposition and Development Agreement with JCDS Properties, LLC for the Sale of Property at the Northwest Corner of Anaheim Street and Hayes Avenue (2100 West Anaheim Street) – West Long Beach Industrial Redevelopment Project Area (CD 1).

It is recommended that the Redevelopment Agency Board:

- Hold a Public Hearing;
- Receive supporting documentation into the record and conclude the Public Hearing; and
- Adopt a Resolution making certain findings and approving and authorizing the Executive Director to execute a Disposition and Development Agreement with JCDS Properties, LLC and all related documents.

- D. Public Hearing to Consider a Disposition and Development Agreement with the Stahl Family Trust for the Sale of Property at the Southwest Corner of West 14th Street and Hayes Avenue (2000-2030 West 14th Street) – West Long Beach Industrial Redevelopment Project Area (CD 1).

It is recommended that the Redevelopment Agency Board:

- Hold a Public Hearing;
 - Receive supporting documentation into the record and conclude the Public Hearing; and
 - Adopt a Resolution making certain findings and approving and authorizing the Executive Director to execute a Disposition and Development Agreement with the Stahl Family Trust and all related documents.
- E. Replacement Housing Plan for Proposed Housing Project Located at Vernon Street and Atlantic Avenue - Central Long Beach Redevelopment Project Area (CD 6).

It is recommended that the Redevelopment Agency Board adopt the attached Resolution Adopting a Replacement Housing Plan for 539-586 E. Vernon Street and 2517-2561 Atlantic Avenue (Odd Addresses Only).

7. COMMENTS FROM AGENCY BOARD MEMBERS

8. EXECUTIVE SESSION

- A. Conference with Real Property Negotiator pursuant to Government Code §54956.8 (Lease of Property in Downtown):

APN:	7281-017-015
Property:	599 Long Beach Blvd.
Agency Negotiator:	Melanie S. Fallon, Executive Director
Negotiating Parties:	Redevelopment Agency, Found Theater and Developers Diversified Realty Corp.
Under Negotiation:	Price and Terms of Acquisition

- B. Conference with Real Property Negotiator pursuant to Government Code §54956.8 (Acquisition of Property at 1900 and 1940 Long Beach Blvd.)

APN:	7209-009-005
Property:	1900 Long Beach Blvd.
Agency Negotiator:	Melanie S. Fallon, Executive Director
Negotiating Parties:	Redevelopment Agency and Susanna Baca
Under Negotiation:	Price and Terms of Acquisition

APN:	7209-009-001
Property:	1940 Long Beach Blvd.
Agency Negotiator:	Melanie S. Fallon, Executive Director
Negotiating Parties:	Redevelopment Agency and G.L. and B. Lowey
Under Negotiation:	Price and Terms of Acquisition

9. ADJOURNMENT

NEXT REGULAR MEETING: JUNE 14, 2004

NOTE: A tape recording of this meeting will be available in the City Clerk Department. The City of Long Beach provides reasonable accommodations in accordance with the Americans with Disabilities Act of 1990. If a special accommodation is desired, or if an agenda is needed in an alternate format, please call Jan Pittman in the City Clerk Department 48 hours prior to the meeting at (562) 570-6827 or the Telecommunications Device for the Deaf (TDD) at (562) 570-6626. Inquire at the City Council Chamber Audio-Visual Room for an assistive listening device. The City Clerk Department E-Mail address at **cityclerk@longbeach.gov** is available for correspondence purposes.